



## Landlord Fee Information

Item	Cost	Responsible for Payment of Cost
<b>Tenant Finder Only</b> <ul style="list-style-type: none"> <li>• Advertising across major portals &amp; accompanying viewings</li> <li>• Referencing each tenant</li> <li>• Checking tenant into property</li> <li>• Inventory &amp; schedule of condition</li> <li>• Deposit Protection Service</li> <li>• Occupation contract</li> </ul>	<p>£720 inc VAT</p> <p>(£600 + VAT)</p> <p>Administration fee included</p>	Landlord
<b>Managed Service</b> <ul style="list-style-type: none"> <li>• Referencing each tenant</li> <li>• Checking tenant into property</li> <li>• Tenancy Agreement</li> <li>• Inventory &amp; schedule of condition</li> <li>• Deposit Protection Service</li> <li>• Collecting monthly rent and forwarding to Landlord less our commission fee</li> <li>• Regular inspections of the property</li> <li>• Arranging regulatory checks and certificates</li> <li>• Arranging essential work or emergency call outs</li> <li>• Lodging the bond with the Deposit Protection Service</li> <li>• Inspecting the property upon vacation</li> </ul>	<p>Commission fee of 15% inc VAT (12.5% plus VAT) of the monthly rent collected on behalf of the Landlord</p>	Landlord
<b>Administration</b> Advertising across major portals + accompanying viewings	<p>£300 inc VAT (£250 plus VAT)</p>	Landlord
<b>Transferring from another Agent with tenant already in situ</b> Administration fee	<p>£300 inc VAT (£250 plus VAT)</p>	Landlord

**CLIENT MONEY PROTECTION** RICS provide client money protection for R K Lucas & Son

**REDRESS SCHEME** R K Luas & Son is a member of the Property Ombudsman